

Single Family Residence

RESIDENTIAL

46 ASHLAND AVE

RIVER FOREST, IL 60305

\$714,223 TopHap Estimate · \$378 / ft² · confidence 92 · as of Jul 14, 2026



3

BEDS

2

BATHS

1,890 ft²

LIVING AREA

0.12 ac

LOT SIZE

1930

YEAR BUILT

2

STORIES

6

ROOMS

2

PARKING

VALUATION

\$714K

\$654K low

\$774K high

Last Sale

\$555,000 · Sep 23, 2021

Est. Owner Equity

\$270,223

Loan-to-Value

63%

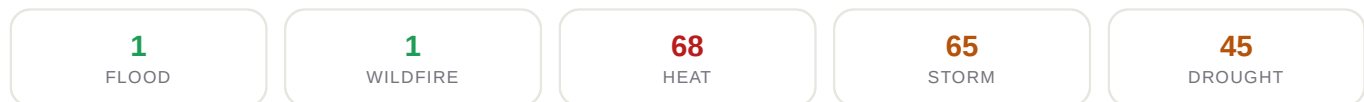
TAX & ASSESSMENT

Property Tax	\$13,552 (2023)
Assessed Value	\$52,821
Previous Assessed	\$52,820
Assessor Market Value	\$528,210

PROPERTY FACTS

Property Type	Single Family Residence
Style	Old Style
County	Cook
Lot (acres)	0.12
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Garage	Garage, Detached

CLIMATE RISK



Scores 0–100; higher = greater projected risk.

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT ²	LOAN
Sep 2, 2021	Resale	Warranty Deed	\$555,000	\$294	\$444K

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Lincoln Elementary School	Elementary	PK–4	0.6 mi
Roosevelt School	Middle	5–8	0.8 mi
Oak Park & River Forest High School	High	9–12	1.6 mi

District: Oak Park and River Forest District 200

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 60305

29 CRIME INDEX	133 AIR POLLUTION	11,189 POPULATION	\$152K MEDIAN IN-COME	50°F AVG TEMP	54% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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